



Texas Commission on Environmental Quality  
Dry Cleaner Remediation Program

## Case Study: Dixon Cleaners - DCRP 0049

*Prepared for the Dry Cleaner Advisory Committee*

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# Dry Cleaner Remediation Program Case Study: Dixon Cleaners – DCRP 0049

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- Dixon Cleaners, located in a suite in a single-story shopping center, is an active dry cleaner and registered tetrachloroethylene (PERC) user since 1985.
- A Phase 1 Environmental Site Assessment (April 2002) observed staining on the interior floor. A receptor survey found no sensitive human or ecological receptors within 500 feet of the site.
- A Limited Subsurface Investigation (September 2002) sampled 6 soil borings around the building and next to the machine (B-1 through B-6). One sample taken next to the machine showed concentrations of PERC at 0.058 mg/Kg, above the Tier 1 Protective Concentration Limit (PCL) for Soil to Groundwater (<sup>GW</sup>Soil<sub>Ing</sub>) of 0.05 mg/Kg.

## Summary of TCEQ Site Activities

- **November 2005** – The TCEQ received the initial site application to the Dry Cleaner Remediation Program (DCRP). Both the real property owner and the facility owner entered as co-applicants.
- **December 2005** – The application was evaluated and found to have met program eligibility requirements. A letter of acceptance was issued to the applicants.
- **May 2006** – The DCRP site prioritization was completed and the site was selected for corrective action.

- **August 2006** – The TCEQ contractor, Weston Solutions, Inc., installed and sampled four interior soil borings next to the machine (SB-1 through SB-4) and four groundwater monitoring wells around the building (MW-1 through MW-4). Two of these soil borings also tested above the Tier 1 Soil to Groundwater PCL (<sup>GW</sup>Soil<sub>Ing</sub>) for PERC and Trichloroethylene. No contaminants of concern were detected in the monitor well samples.

- **December 2006** – Weston Solutions, Inc. conducted aquifer testing on four monitoring wells to classify the underlying groundwater bearing unit (GWBU) using the cyclic discharge method. The well yields were less than 150 gallons per day, reflecting Class 3 GWBU characteristics. This determination allowed for higher cleanup PCLs to be applied to the site (Class 3 Soil to Groundwater or <sup>GW</sup>Soil<sub>Class3</sub>). Based on the data collected, delineation was complete and an Affected Property Assessment Report (APAR) was requested for the site.

	Dixon Cleaners Soil Sample	Soil to Groundwater PCL (GW Soil Ing)	Class 3 GWBU Soil to Groundwater PCL (GW Soil Class 3)
PERC	4.04 mg/Kg	0.05 mg/Kg	5.0 mg/Kg
Trichloroethylene	0.233 mg/Kg	0.034 mg/Kg	3.4 mg/Kg

- **June 2007** – The TCEQ received and approved the APAR. No contaminants of concern had been found at the site above the applicable PCLs, and the site passed the Tier 1 Ecological Exclusion Criteria Checklist. Therefore, the site met TRRP Standard A conditions and was able to close without restriction on future land use, other than the prohibition of further use of PERC. The registration and delinquent fee status of the site were approved, and a closure memorandum was created and presented to the program coordinator.

- **September 2007** – The TCEQ issued a No Further Action letter for Dixon Cleaners.